

PINE MEADOW II

I CERTIFY THAT THIS PLAN HAS BEEN PREPARED IN CONFORMITY WITH THE RULES AND REGULATIONS OF THE REGISTERS OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.



Francis F. Desimone
DATE: June 13, 2005

THIS SURVEY AND PLAN WERE PREPARED IN ACCORDANCE WITH THE PROCEDURAL AND TECHNICAL STANDARDS FOR THE PRACTICE OF LAND SURVEYING IN THE COMMONWEALTH OF MASSACHUSETTS.

APPROVED 11-1-05 SUBJECT TO COVENANT CONDITIONS SET FORTH IN A COVENANT EXECUTED BY

Matthew Barnett & Medway Planning Board

DATED 12-20-05, AND TO BE RECORDED HERewith.

I CERTIFY THAT 20 DAYS HAVE ELAPSED SINCE PLANNING BOARD APPROVAL, AND NO APPEAL HAS BEEN FILED IN THIS OFFICE.
DATE: Nov 14, 2005

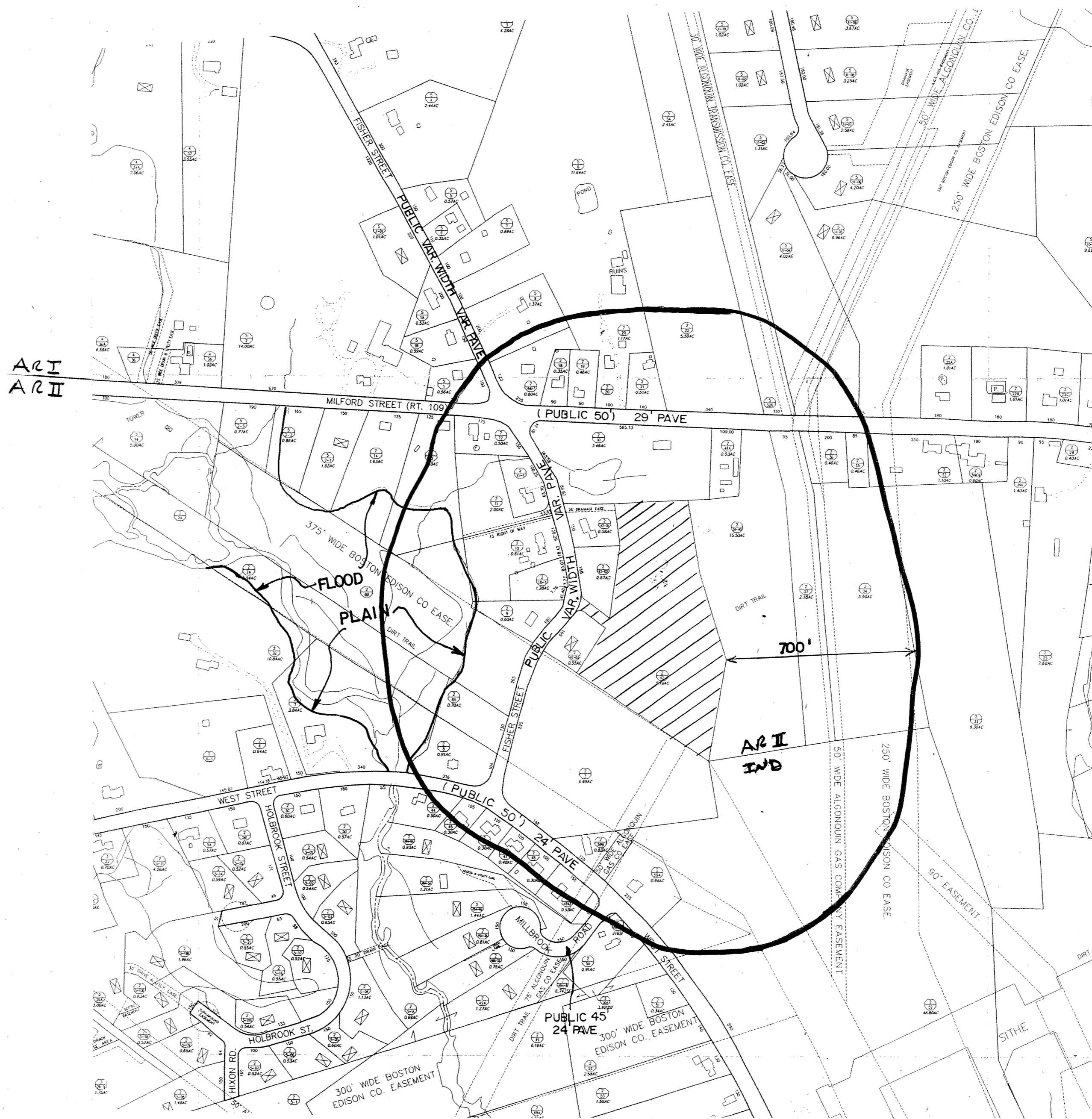
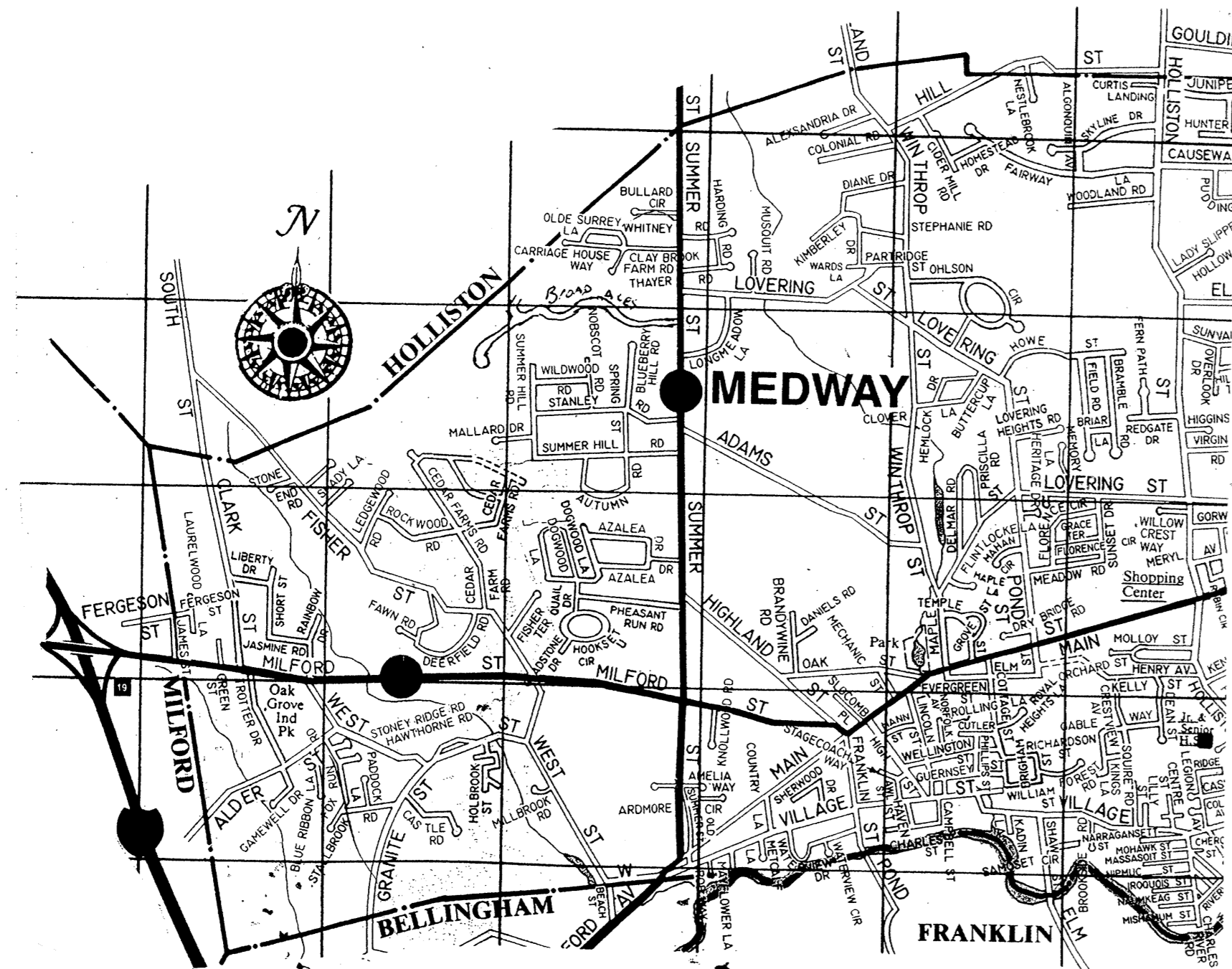
Margaret White
MEDWAY TOWN CLERK

APPROVAL UNDER SUBDIVISION CONTROL LAW IS REQUIRED.
DATE APPROVED: 11-1-05

DATE ENDORSED: 12-20-05

Matthew J. Barnett
Walter J. Fogarty
Barbara J. Thissell
Barbara J. Thissell

TOWN OF MEDWAY PLANNING BOARD



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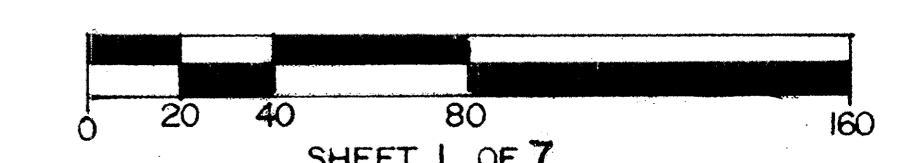
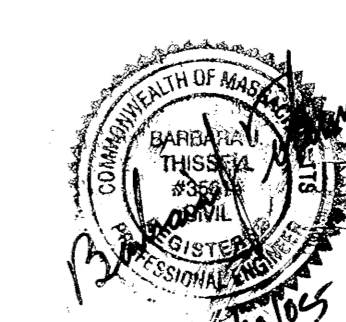
- REQUEST WAIVERS FOR
- 1) 20' OF PAVEMENT LANTERN LANE
 - 2) 1.08% GRADE PINE MEADOW RD. (4.2.4.3)
 - 3) DRIVEWAYS WITHIN 65' OF AN INTERSECTION AND 14' TO CATCHBASINS. (4.2.8.1)
 - 4) HAMMERHEAD AND LANDSCAPE ISLAND INSTEAD OF 50' RAD. PAVEMENT.

- ZONE AR II
22,500 S.F.
150, FRONTAGE
- 1) TOTAL AREA: 6.36 AC.
 - 2) TOTAL LOTS: 7
 - 3) TOTAL AREA OF LOTS: 5.12 AC.
 - 4) TOTAL AREA OF STREET: 1.24 AC.
 - 5) TOTAL AREA OF EASEMENTS: 0.88 AC.
 - 6) PARKS 0
 - 7) SUMMARY: 20.6. TO 6.36 AC.

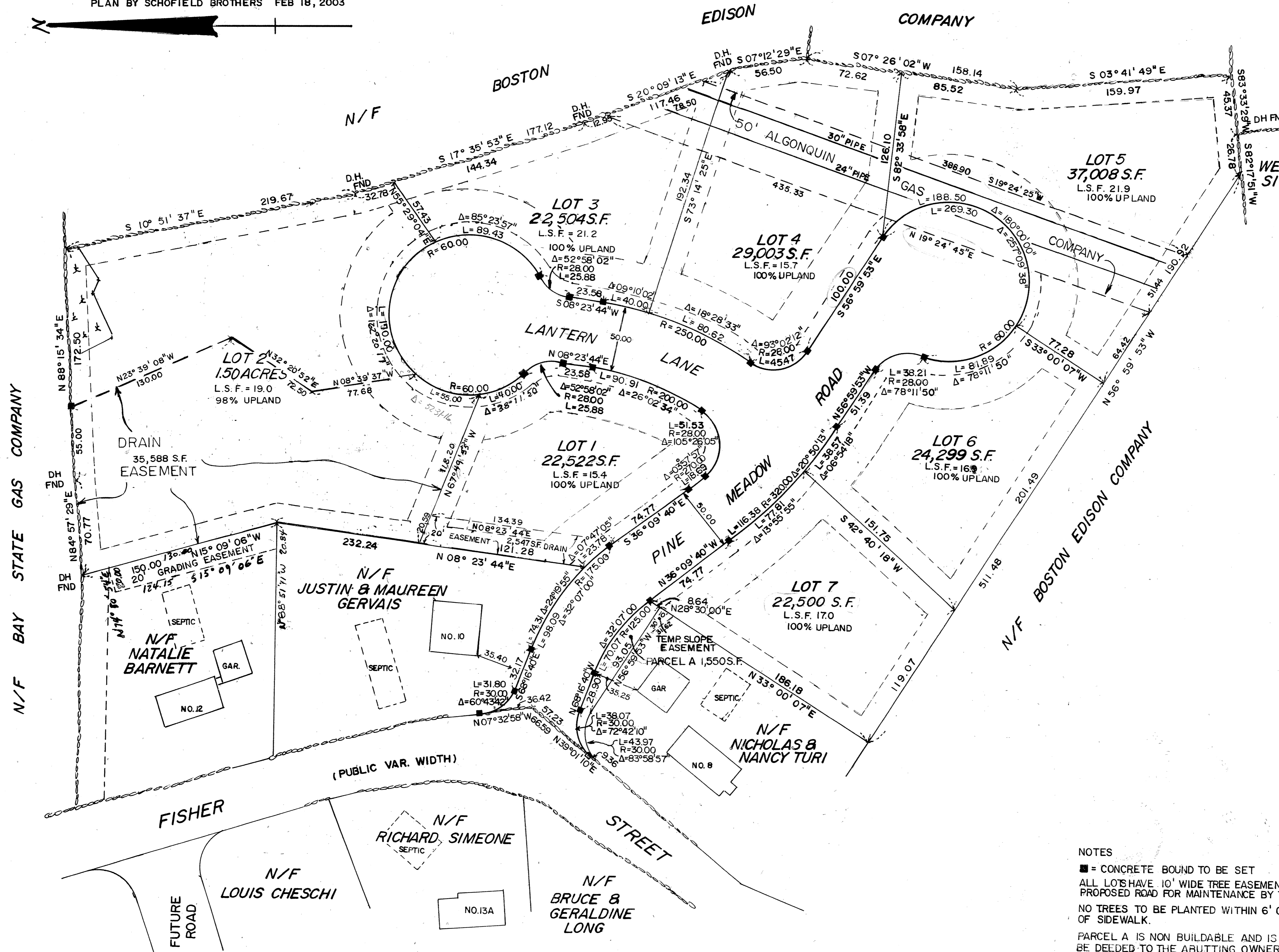
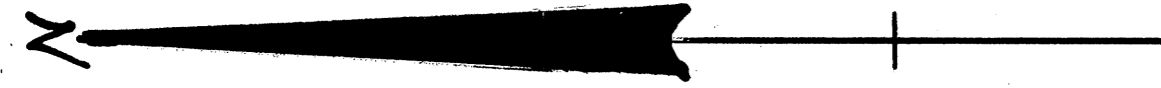
NOTE:
LOCATION OF ALL UTILITIES SHALL BE DETERMINED IN THE FIELD, BY THE RESPECTIVE UTILITY COMPANIES (GAS, ELECTRIC, CABLE, & TELECOM). THE APPLICANT, MATT BARNETT, SHALL BE RESPONSIBLE TO ACCURATELY LOCATE THE UTILITIES DURING CONSTRUCTION PRIOR TO BACKFILL, SUCH THAT THE ACTUAL LOCATION CAN BE ACCURATELY REPRESENTED ON THE AS-BUILT DRAWINGS.

"PINE MEADOW II"
(DEFINITIVE SUBDIVISION)
PLAN OF LAND
IN
MEDWAY, MA.

OWNER
APPLICANT
MATT BARNETT
12 FISHER STREET
MEDWAY, MA. 02053
DATE: JUNE 13, 2005
REVISED SEPT 2, 2005
DESIMONE & ASSOCIATES Rev 12/11/05
11 AWL STREET MEDWAY, MA.
BARBARA J. THISSELL P.E. INC.
352 NAHATAN ST. NORWOOD, MA.
(508) 533-7683



PLAN BY SCHOFIELD BROTHERS FEB 18, 2003



I CERTIFY THAT THIS PLAN HAS BEEN PREPARED IN CONFORMITY WITH THE RULES AND REGULATIONS OF THE REGISTERS OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.

Francis K. Desimone
DATE: June 13, 2005

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APPROVED 11-1-05 SUBJECT TO COVENANT CONDITIONS SET FORTH IN A COVENANT EXECUTED BY

Matthew Barnett Medway Planning Board

DATED 12-20-05, AND TO BE RECORDED HEREWITH.

I CERTIFY THAT 20 DAYS HAVE ELAPSED SINCE PLANNING BOARD APPROVAL, AND NO APPEAL HAS BEEN FILED IN THIS OFFICE.

DATE: 12-14-05
Mary White
MEDWAY TOWN CLERK

APPROVAL UNDER SUBDIVISION CONTROL LAW IS REQUIRED.
DATE APPROVED: 11-1-05

DATE ENDORSED: 12-20-05

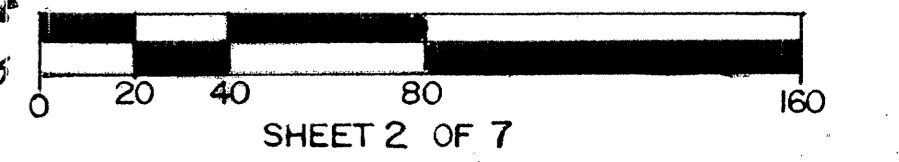
Matthew Barnett
Anna D. ...
Committee ...

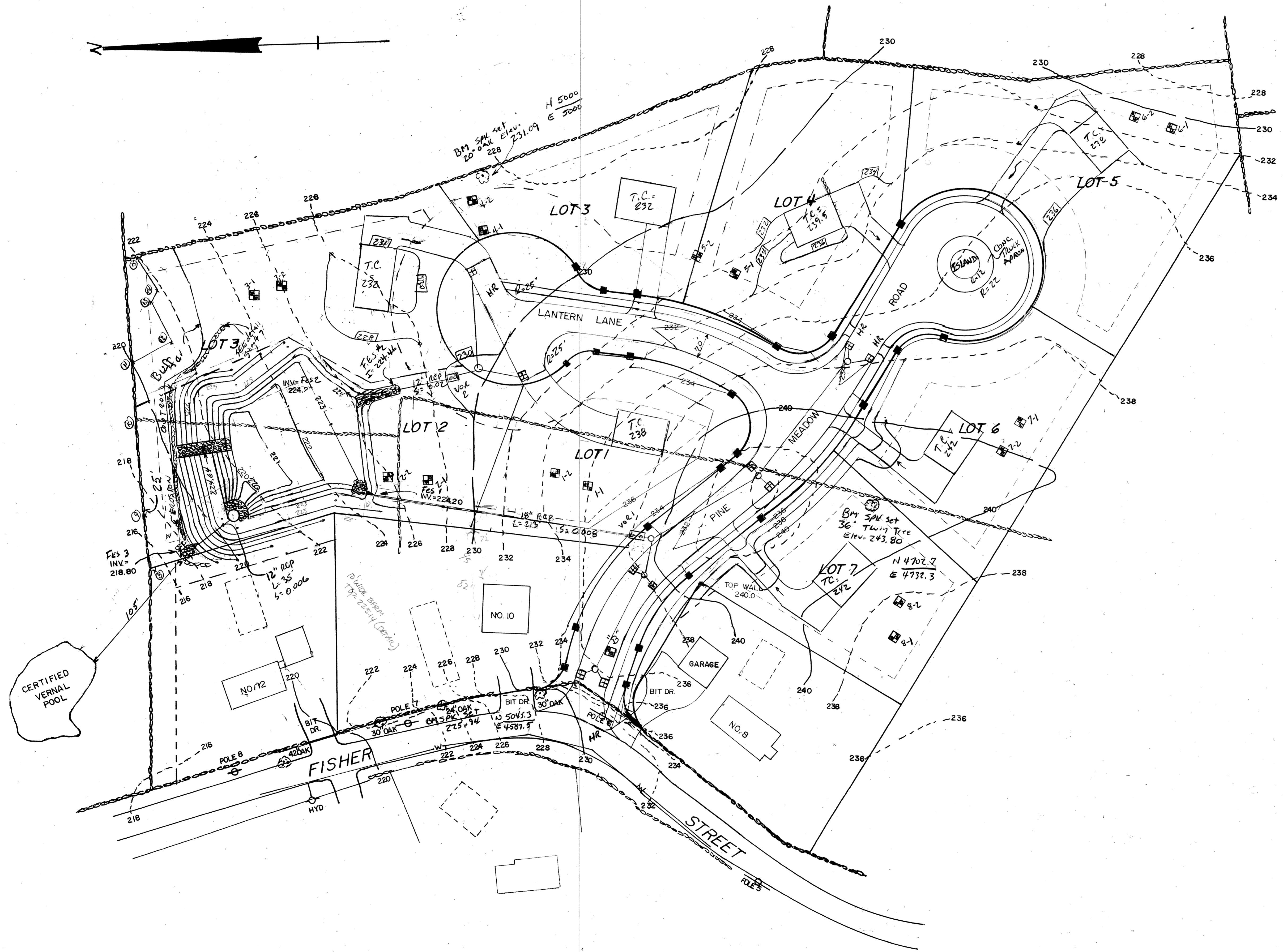
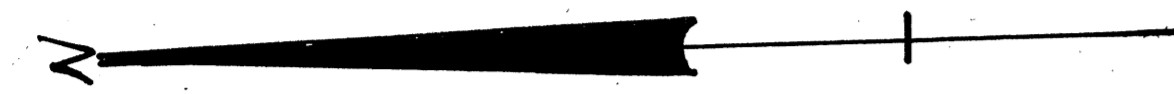
TOWN OF MEDWAY PLANNING BOARD

"PINE MEADOW II"
(DEFINITIVE SUBDIVISION)
PLAN OF LAND
IN
MEDWAY, MA.

NOTES
 ■ = CONCRETE BOUND TO BE SET
 ALL LOTS HAVE 10' WIDE TREE EASEMENT ALONG PROPOSED ROAD FOR MAINTENANCE BY TOWN
 NO TREES TO BE PLANTED WITHIN 6' OF BACK OF SIDEWALK.
 PARCEL A IS NON BUILDABLE AND IS TO BE DEEDED TO THE ADJUTING OWNER.

OWNER APPLICANT: MATT BARNETT
 12 FISHER STREET
 MEDWAY, MA. 02053
 DATE: JUNE 13, 2005
 REVISED SEPT. 2, 2005
 DESIMONE & ASSOCIATES
 11 AWL STREET MEDWAY, MA.
 BARBARA J. THISELL P.E., INC.
 352 NAHATAN ST., NORWOOD, MA.
 (508) 533-7683 REV. JAN. 2, 2004





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Francis T. Desimone
DATE: June 13, 2005

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Matthew Barnett + Medway Planning Board
DATED 12-20-05, AND TO BE RECORDED HEREWITH.

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DATE: July 14, 2005
Mary White
MEDWAY TOWN CLERK

APPROVAL UNDER SUBDIVISION CONTROL LAW IS REQUIRED.
DATE APPROVED: 11-1-05

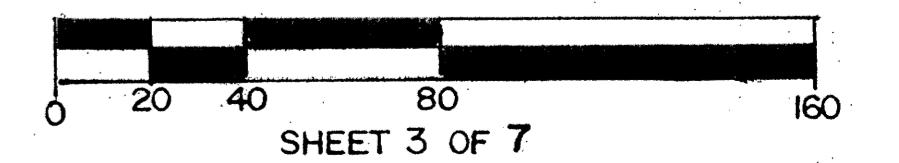
DATE ENDORSED: 12-20-05
Matt Barnett
Anna J. Thissell
Barbara J. Thissell
Cristina R. Fogar

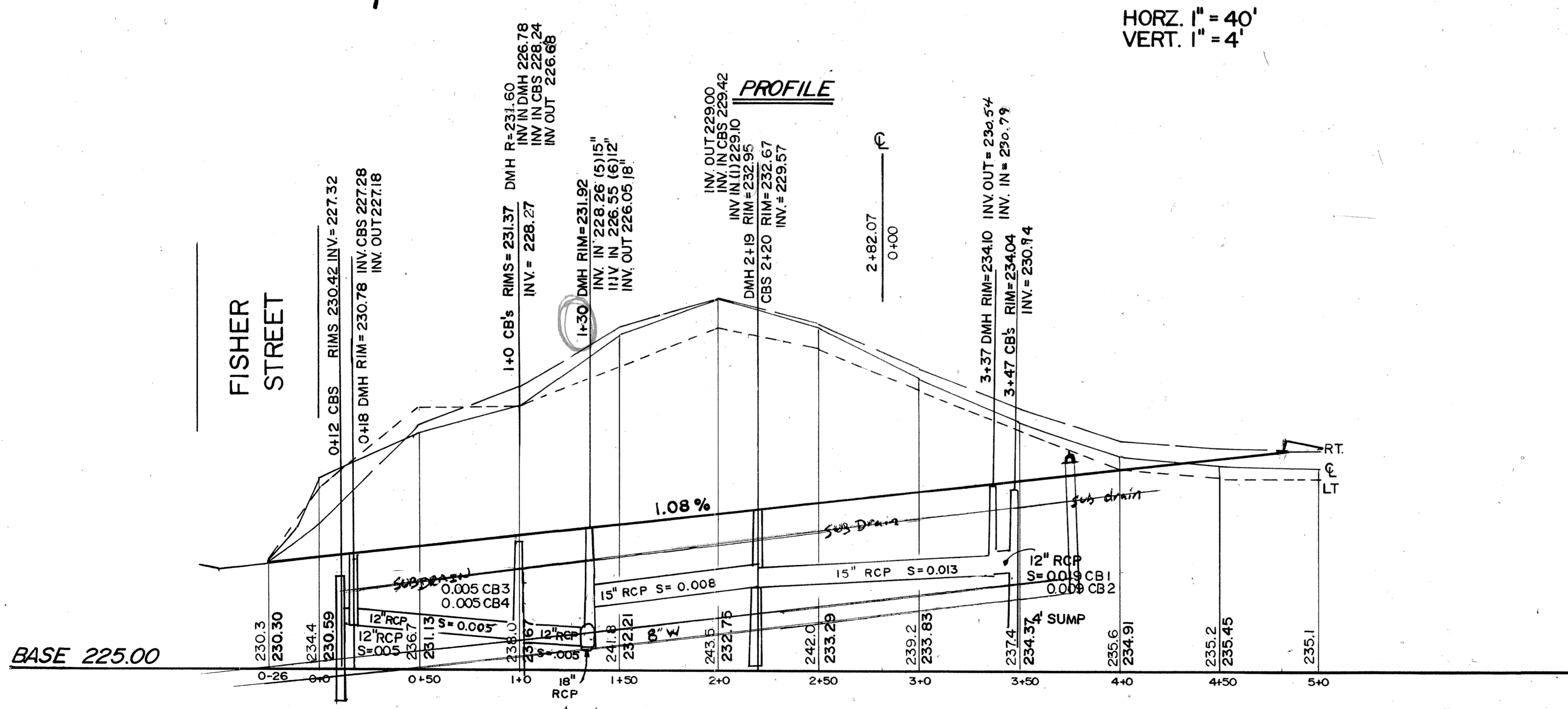
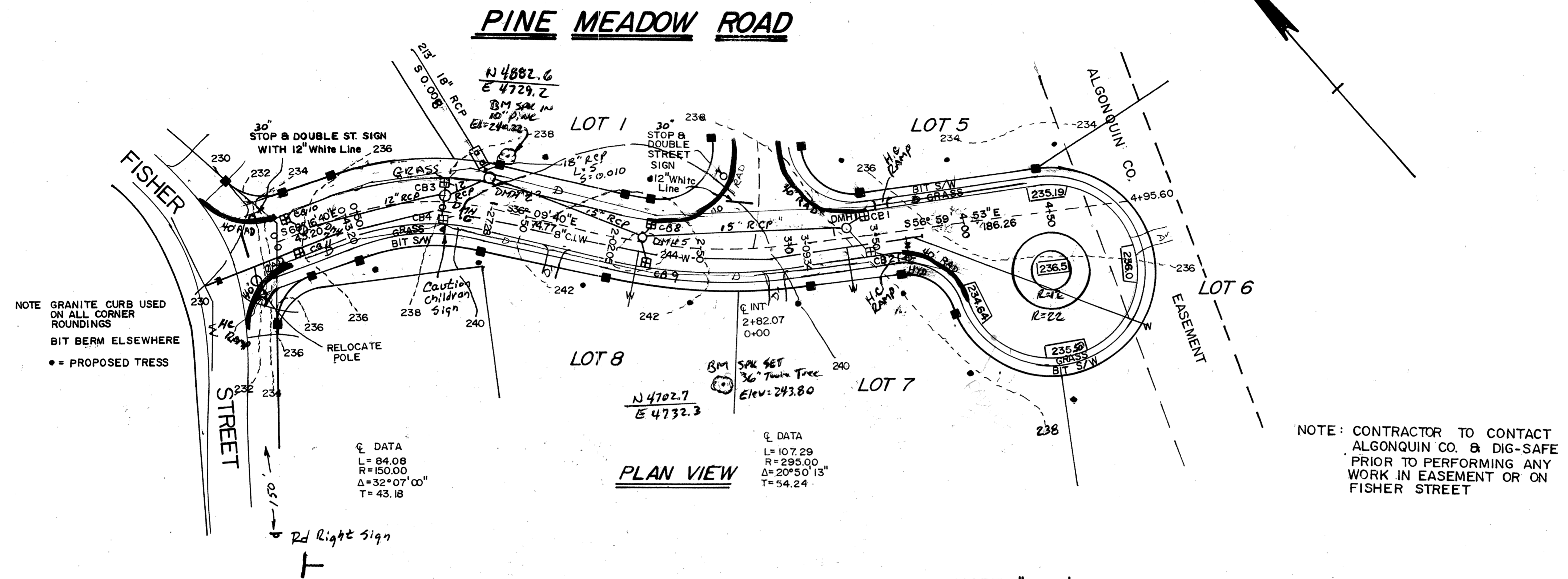
TOWN OF MEDWAY PLANNING BOARD

"TOPOGRAPHY"
"PINE MEADOW II"
(DEFINITIVE SUBDIVISION)
PLAN OF LAND
IN
MEDWAY, MA.

OWNER APPLICANT: MATT BARNETT
12 FISHER STREET
MEDWAY, MA. 02053
SCALE: 1" = 40'
DATE: JUNE 13, 2005
REVISED SEPT 2, 2005

DESIMONE & ASSOCIATES REV 12/11/05
11 AWL STREET MEDWAY, MA.
BARBARA J. THISSELL P.E. INC.
352 NAHATAN ST, NORWOOD, MA.
(508) 533-7683





Note sub Drain to be Corad in to CBS

NG.V.D. OF 1988
R.R. SPK IN POLE 99 MILFORD ST.
ELEVATION=217.24

0+25 E=230.06
25+0.27



I CERTIFY THAT THIS PLAN HAS BEEN PREPARED IN CONFORMITY WITH THE RULES AND REGULATIONS OF THE REGISTER OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.

Francis F. Desimone
DATE: June 13, 2005

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DATE: Dec 14, 2005
Mary White
MEDWAY TOWN CLERK

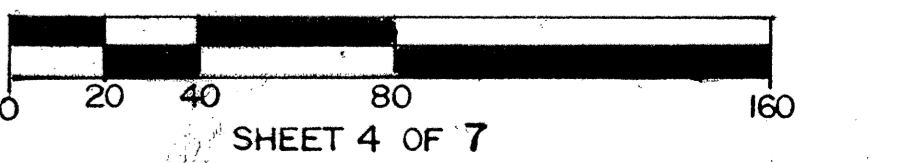
APPROVAL UNDER SUBDIVISION CONTROL LAW IS REQUIRED.
DATE APPROVED: 11-1-05

DATE ENDORSED: 12-20-05
Matthew Barnett
Francis F. Desimone
Christopher R. Taylor

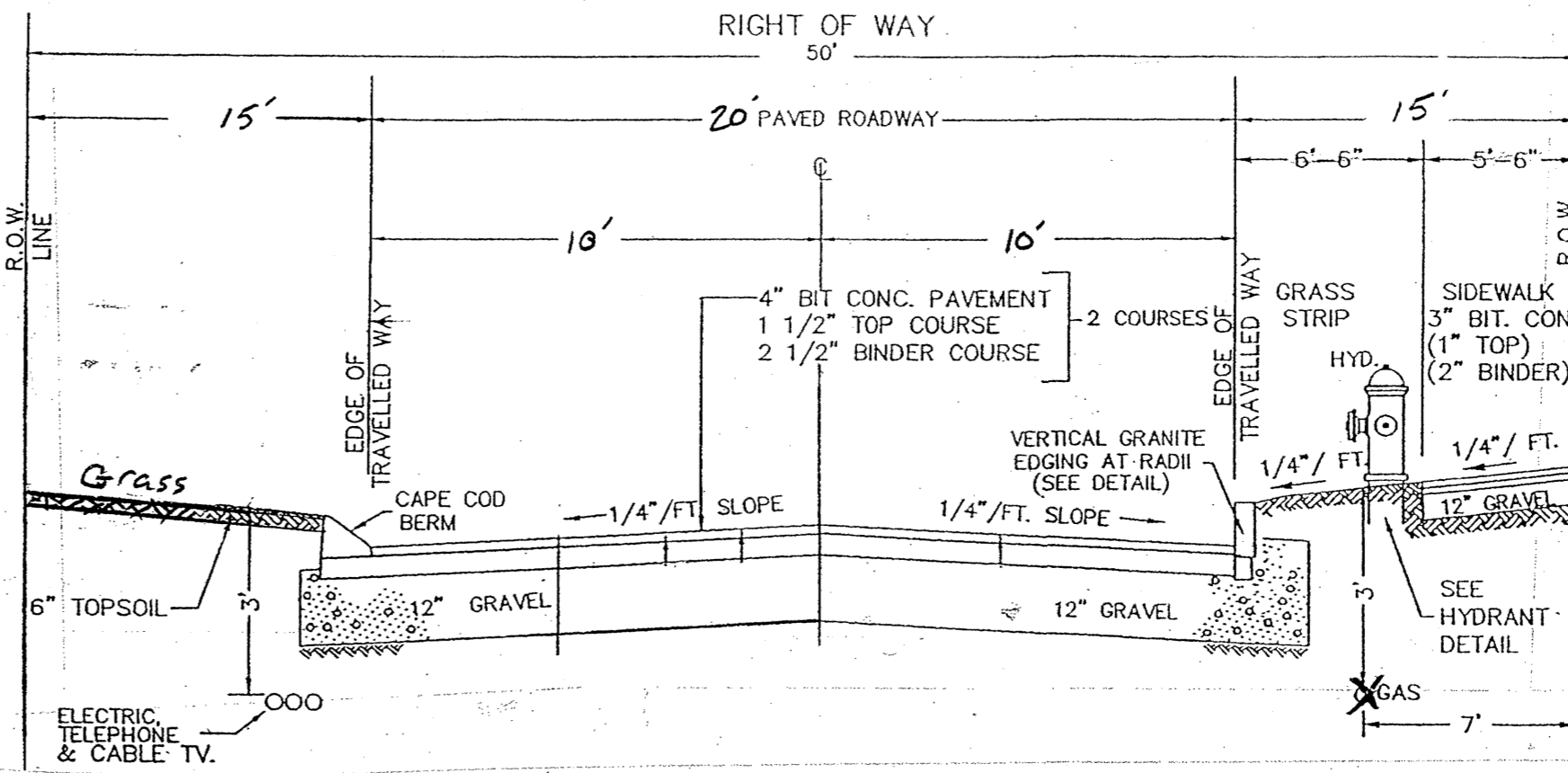
TOWN OF MEDWAY PLANNING BOARD

PLAN & PROFILE
"PINE MEADOW II"
(DEFINITIVE SUBDIVISION)
PLAN OF LAND
IN
MEDWAY, MA.

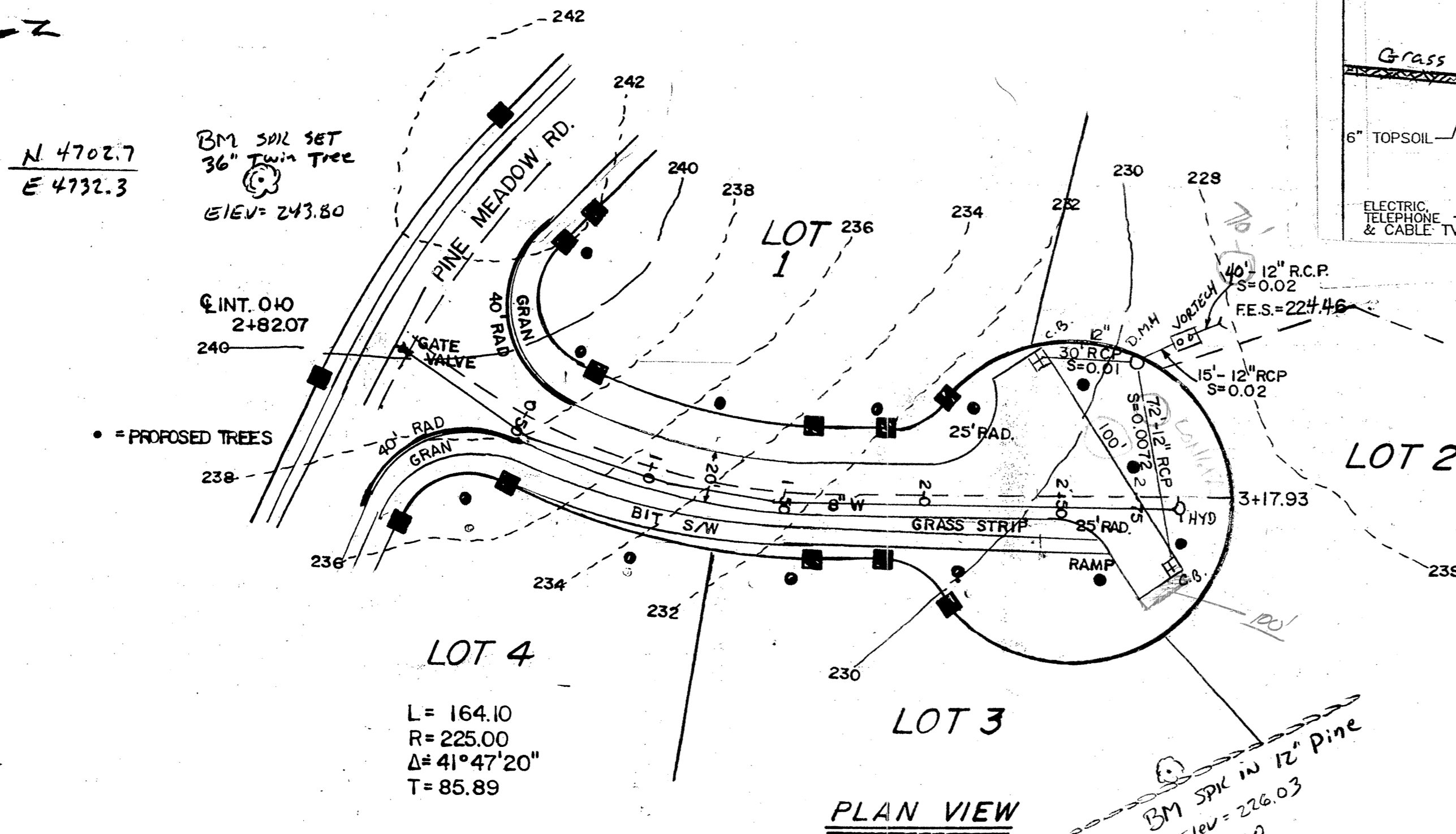
OWNER APPLICANT MATT BARNETT
12 FISHER STREET
MEDWAY, MA. 02053
SCALE: 1" = AS NOTED DATE: JUNE 13, 2005
REVISED 5/27/05
DESIMONE & ASSOCIATES
11 AWL STREET MEDWAY, MA.
BARBARA J. THISELL P.E. INC.
352 NAHATAN ST, NORWOOD, MA.
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LANTERN LANE



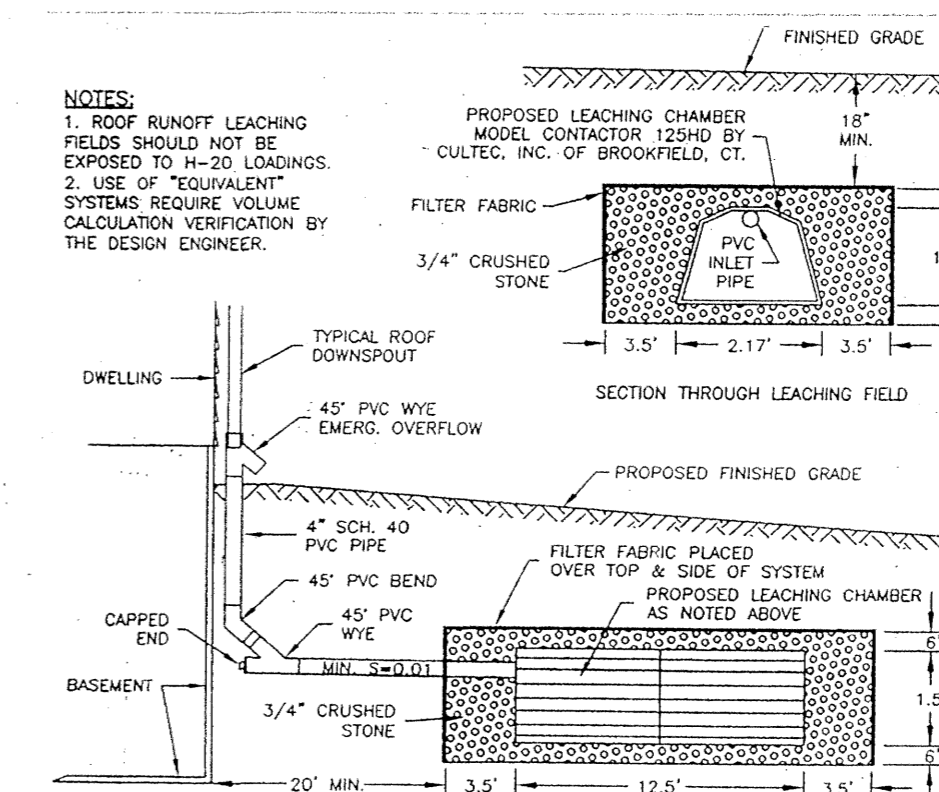
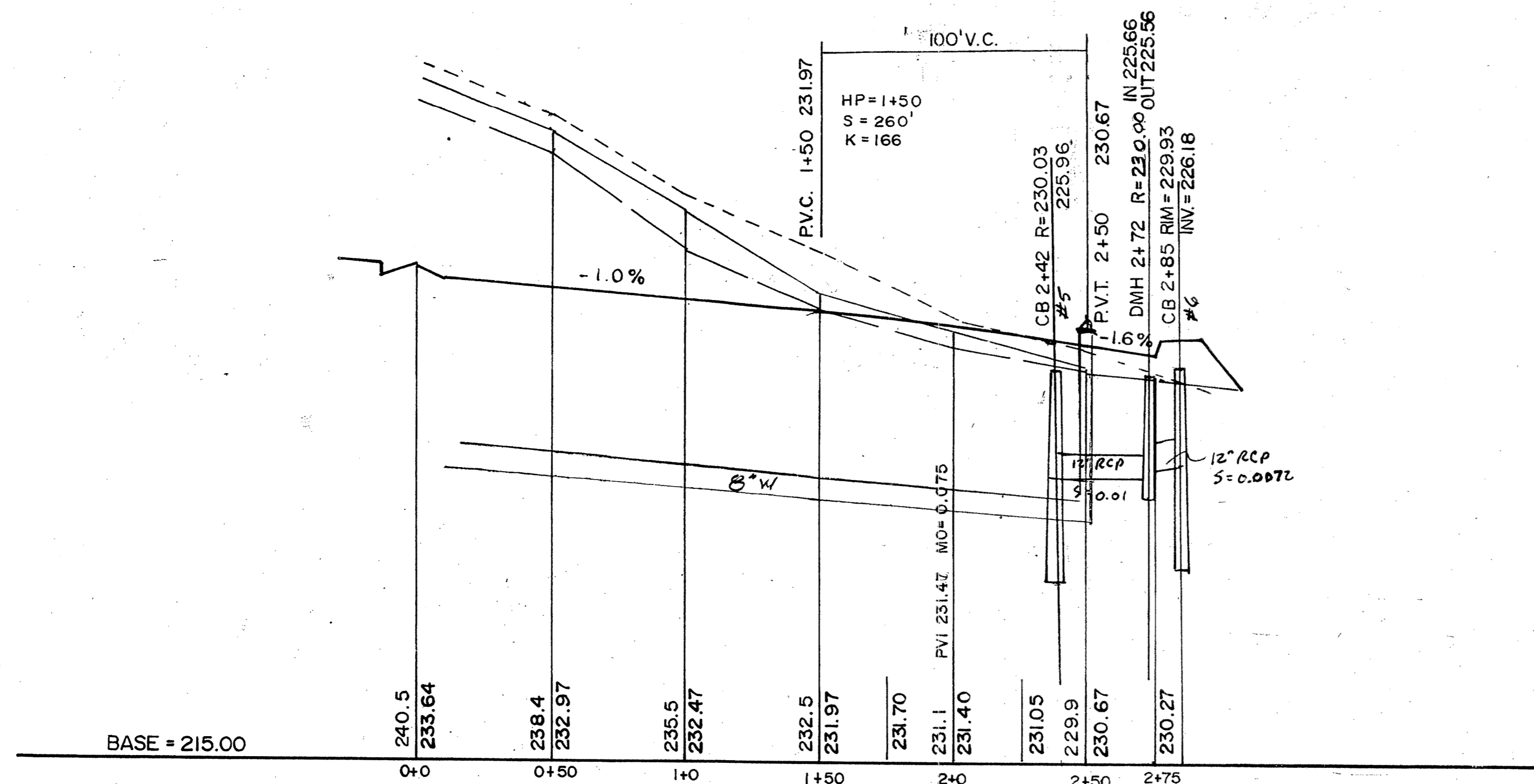
LANTERN LANE X-SECTION



PLAN VIEW

HORIZ. 1" = 40'
VERT. 1" = 4'

PROFILE

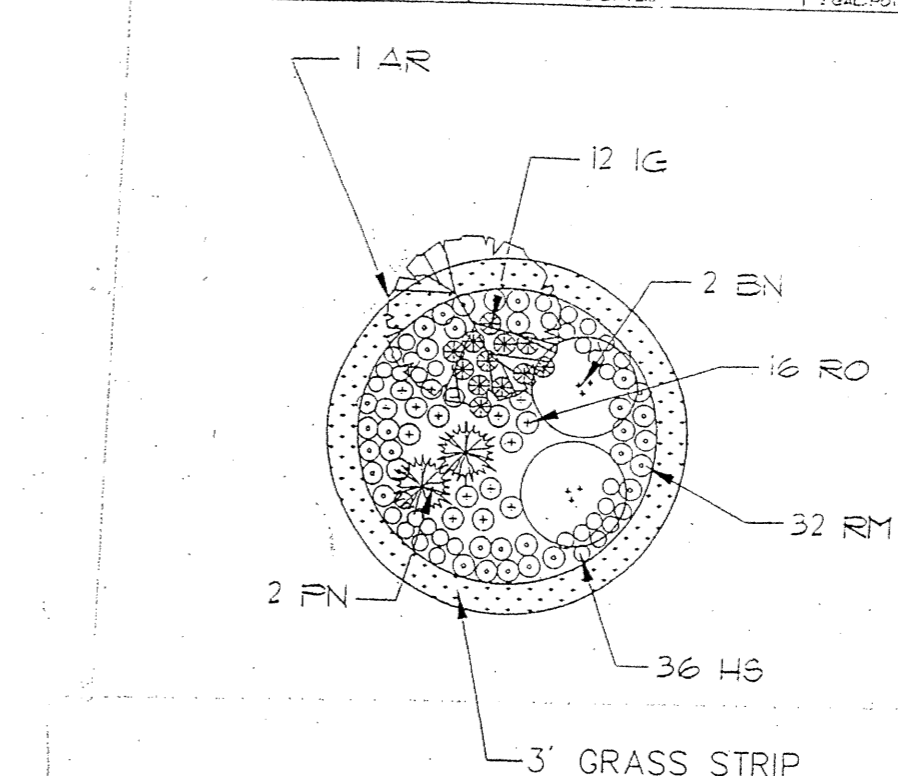


DESIGN NOTES:
1. THE REGISTERED PROFESSIONAL ENGINEER STAMP INCLUDED HEREON ALSO APPLIES TO THE DESIGN OF THIS ROOF RUNOFF LEACHING SYSTEM.
2. THIS ROOF RUNOFF LEACHING SYSTEM WAS DESIGNED TO CAPTURE 1-INCH OF RUNOFF FROM THE ENTIRE ROOF AREA OF THE PROPOSED HOUSE SHOWN ON THIS PLAN (APPROX. 2,100 S.F.).
3. THE COMPLETED ROOF RUNOFF COLLECTION SYSTEM MUST COLLECT RUNOFF FROM THE ENTIRE ROOF AREA OF THE PROPOSED HOUSE.

ROOF RUNOFF LEACHING FIELD
NOT TO SCALE

USE 1 UNIT BEHIND EACH HOUSE, LOCATION TO BE DETERMINED ON BOARD OF HEALTH PLANS.

PLANT LIST		
KEY	BOTANICAL NAME	COMMON NAME
TR	TREE	
AR	ACER RUBRUM 'OCTOBER GLORY'	OCTOBER GLORY RED MAPLE
BR	BETULA NIGRA 'HERITAGE'	HERITAGE RIVER BIRCH
CO	CONIFER	
PN	PERENNIAL	
SH	SHRUBS AND PERENNIALS	
GR	GRASS	
ST	STONE	
W	WATER	



Pine Meadow Island

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Francis X. Desimore

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MEDWAY TOWN CLERK

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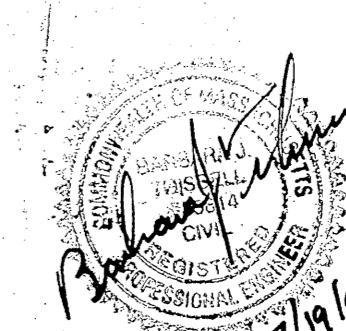
Matthew J. Rogers
TOWN OF MEDWAY PLANNING BOARD

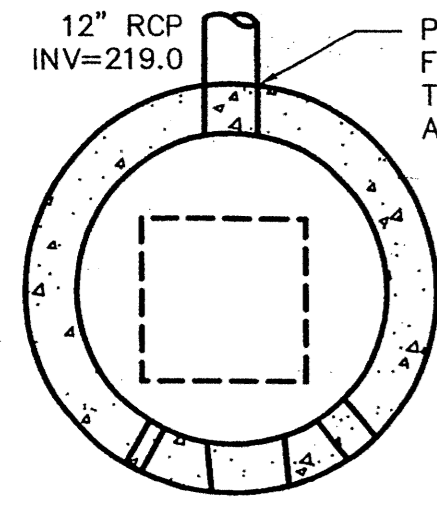
PLAN & PROFILE "PINE MEADOW II" (DEFINITIVE SUBDIVISION) PLAN OF LAND IN MEDWAY, MA.

OWNER APPLICANT: MATT BARNETT
12 FISHER STREET
MEDWAY, MA. 02053

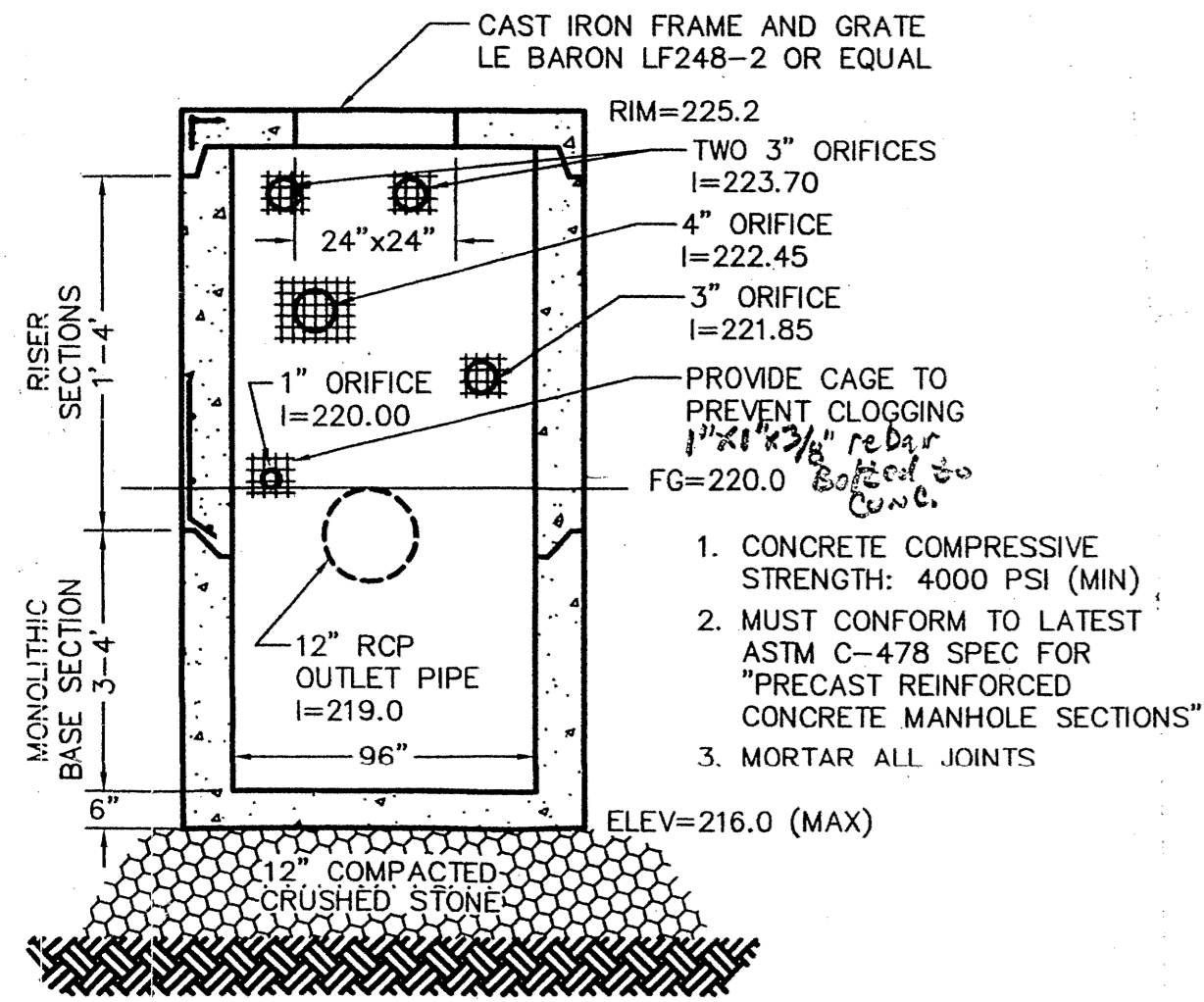
SCALE: 1" = 100' DATE: JUNE 13, 2005
REVISED Sept 2 2005
REV. 12/11/05

DESIMONE & ASSOCIATES
11 AWL STREET MEDWAY, MA.
BARBARA J. THISSELL P.E. INC.
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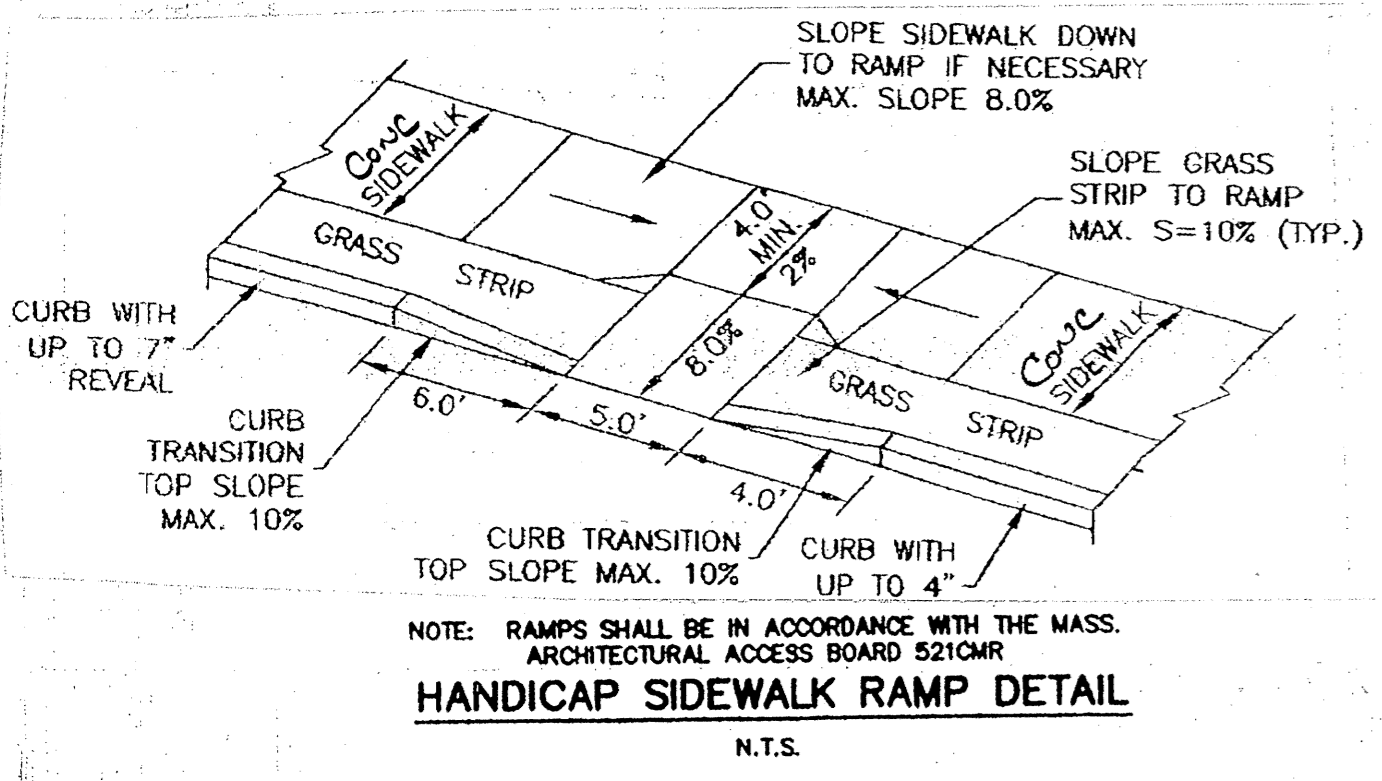




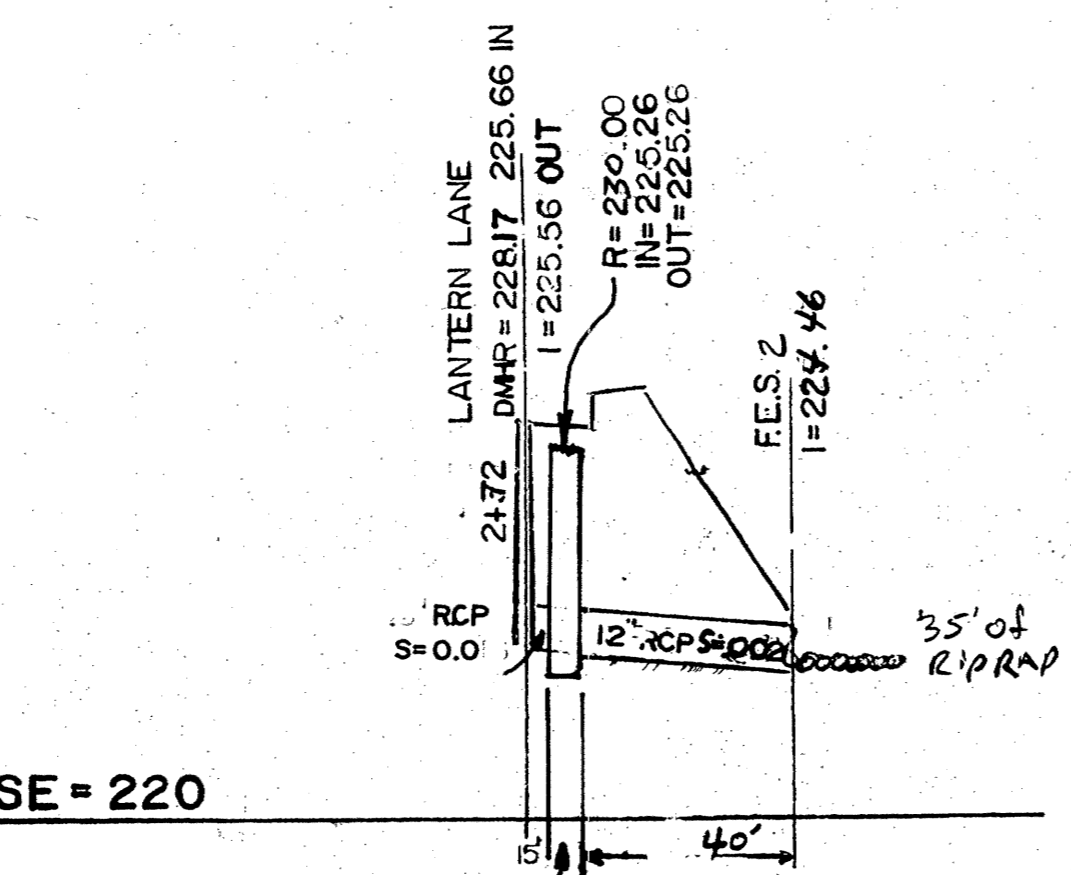
PROVIDE "V" KNOCKOUTS FOR PIPES W/2" CLEARANCE TO OUTSIDE OF PIPE. MORTAR ALL PIPE CONNECTIONS.



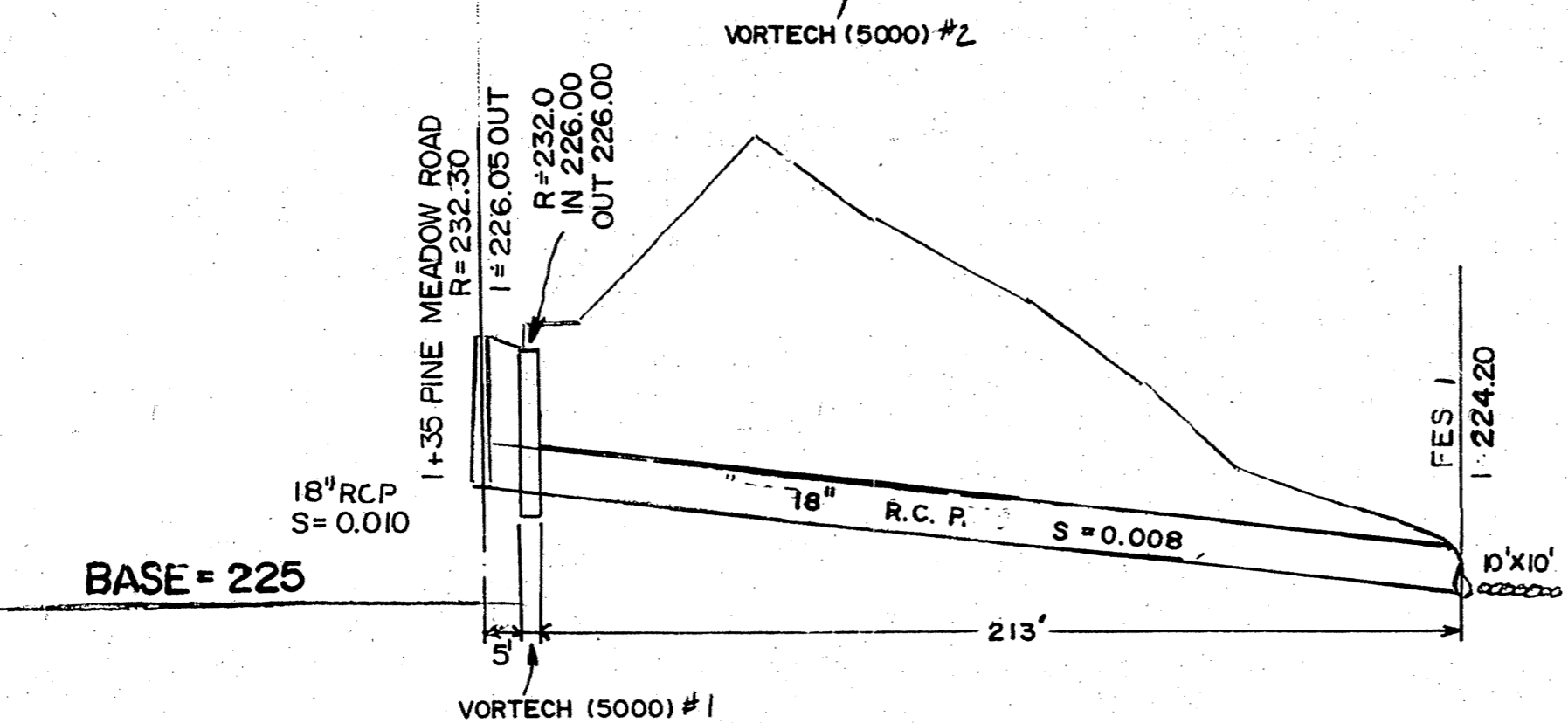
OUTLET CONTROL STRUCTURE NOT TO SCALE



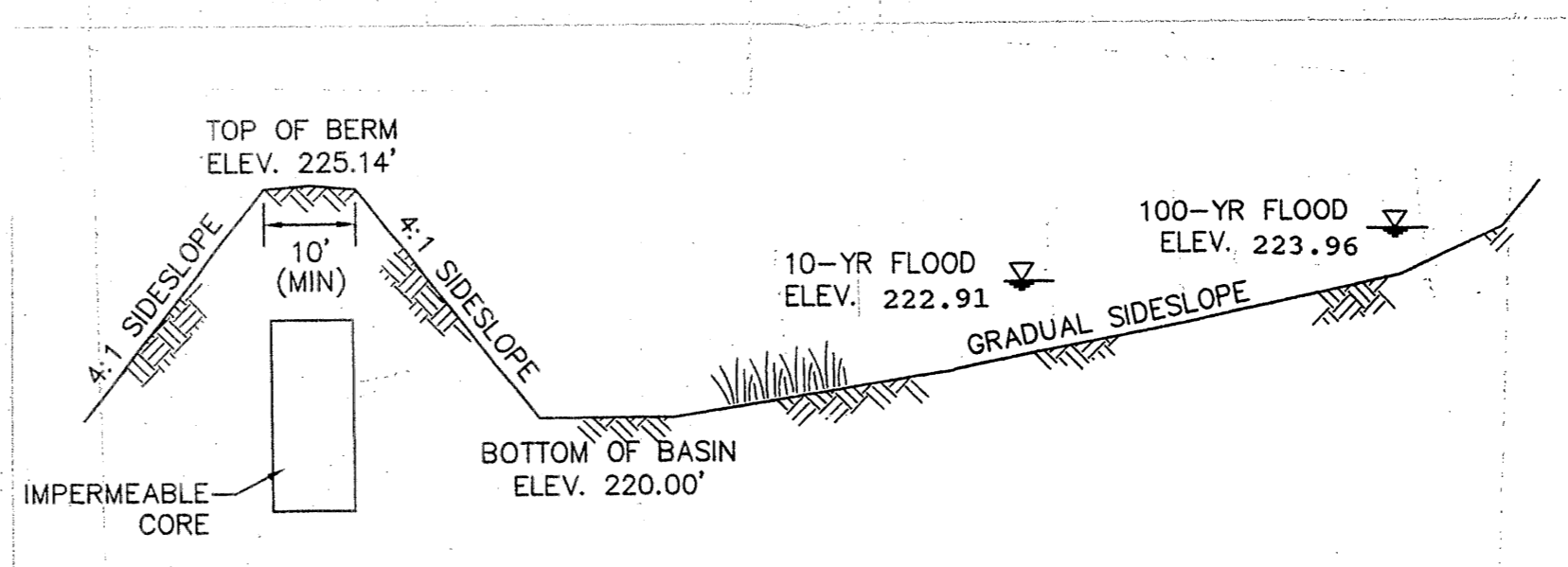
HANDICAP SIDEWALK RAMP DETAIL N.T.S.



BASE = 220

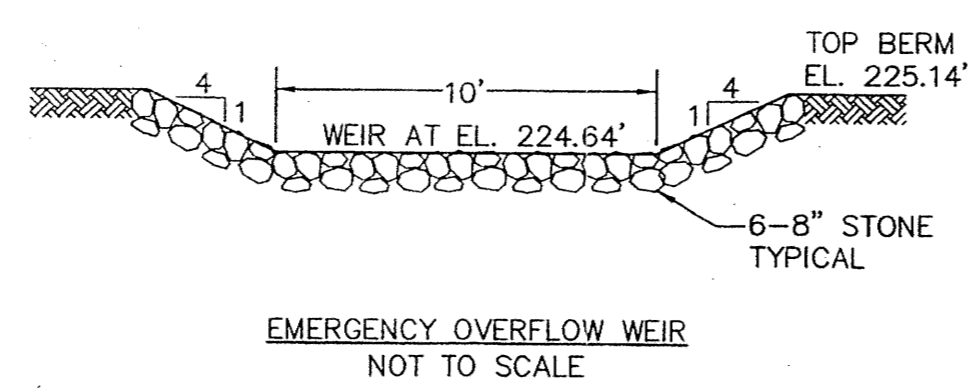


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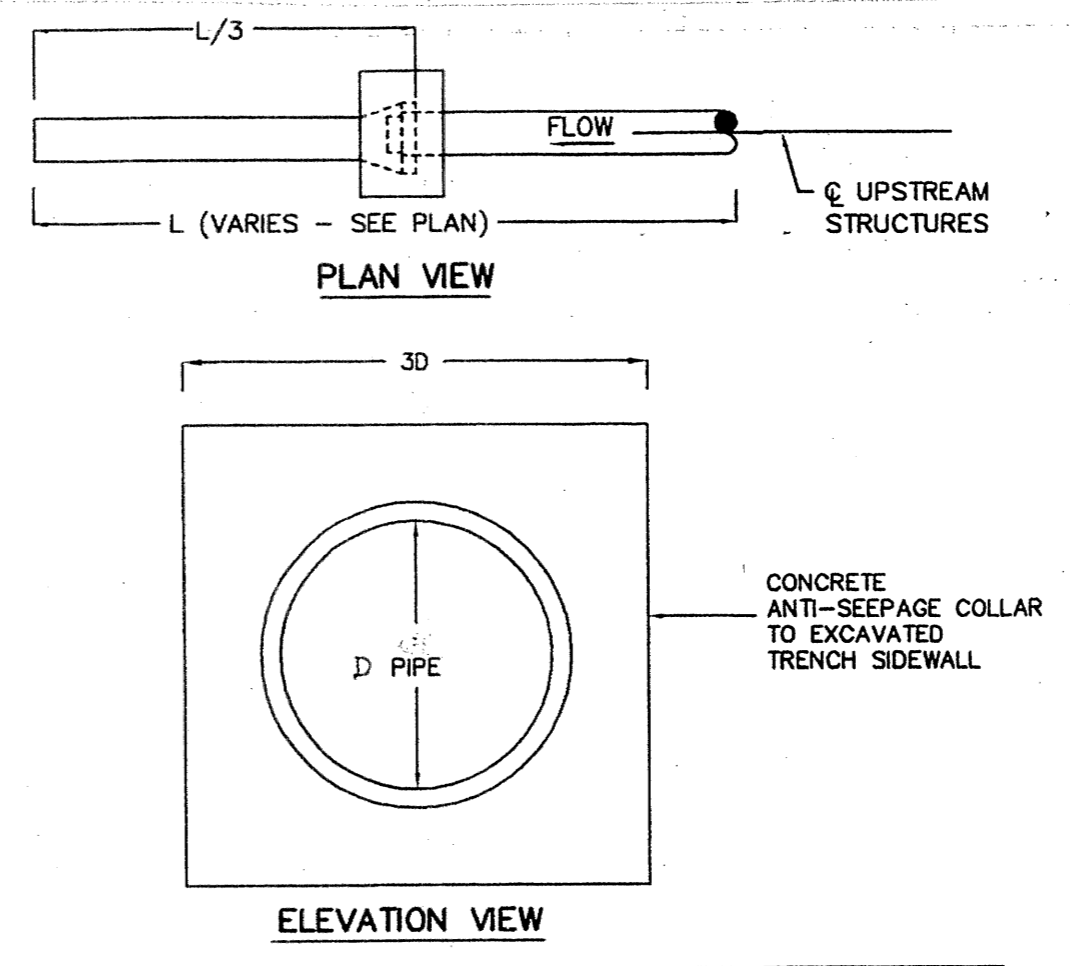


1. EROSION-PROOF EMERGENCY OVERFLOW WEIR AT ELEVATION 224.64' (SEE DETAIL).
2. THE AREA ON WHICH THE EMBANKMENT IS TO BE PLACED SHALL CONSIST OF MATERIAL THAT HAS SUFFICIENT BEARING STRENGTH TO SUPPORT THE EMBANKMENT WITHOUT EXCESSIVE CONSOLIDATION. ALL ORGANICS SHALL BE REMOVED. MINERAL SUBGRADE SHALL BE EXPOSED PRIOR TO CONSTRUCTION OF EMBANKMENT.
3. AN IMPERMEABLE CORE SHALL BE PROVIDED FOR THE EMBANKMENT. THE MINIMUM HEIGHT OF CORE SHALL BE ELEVATION 224.5' AND THE MINIMUM DEPTH SHALL BE TWO FEET BELOW EXISTING GRADE. THE MINIMUM WIDTH OF CORE SHALL BE WIDE ENOUGH TO PERMIT USE OF COMPACTION EQUIPMENT. COMPACTION REQUIREMENTS SHALL BE THE SAME AS THOSE FOR THE EMBANKMENT.
4. THE HEIGHT OF THE EMBANKMENT SHALL BE INCREASED BY THE AMOUNT NEEDED TO ENSURE THAT AFTER ALL SETTLEMENT HAS TAKEN PLACE, THE HEIGHT OF THE DAM WILL BE EQUAL OR EXCEED THE DESIGN HEIGHT. THIS INCREASE SHALL NOT BE LESS THAN 10 PERCENT WHEN COMPACTION IS BY HAULING EQUIPMENT OR 5 PERCENT IF COMPACTORS ARE USED.
5. EMBANKMENT SHALL BE CONSTRUCTED IN LIFTS OF LESS THAN ONE FOOT AND COMPACTED TO 95 PERCENT.
6. OUTLET PIPE SHALL BE EQUIPPED WITH AN ANTI-SEEP COLLAR. PIPE SHALL BE INSTALLED AT THE TIME OF CONSTRUCTION OF THE EMBANKMENT TO ENSURE PROPER COMPACTION.
7. OUTLET CONTROL STRUCTURE SHALL BE EQUIPPED WITH A CONCRETE FOUNDATION TO PREVENT SETTLEMENT (SEE DETAIL).
8. EMBANKMENT SHALL BE CONSTRUCTED OF GOOD COMMON BORROW AS DEFINED BY MASSACHUSETTS HIGHWAY DEPARTMENT.
9. BASIN AREA, BERM AND SIDESLOPES TO RECEIVE 6" OF LOAM AND TO BE SEEDED WITH A WATER-TOLERANT GRASS MIXTURE.
10. WOODED VEGETATION SHALL NOT BE PERMITTED ON THE EMBANKMENT.

DETENTION BASIN NOT TO SCALE



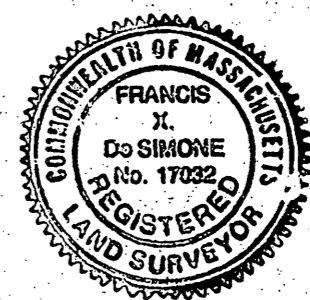
EMERGENCY OVERFLOW WEIR NOT TO SCALE



STORM DRAIN ANTI-SEEPAGE COLLAR FOR BASIN OUTLET PIPE NOT TO SCALE

- OPERATION AND MAINTENANCE PLAN
- 1) All catchbasins to be cleaned yearly and prior to acceptance.
 - 2) Drain manholes to be cleaned yearly and prior to acceptance.
 - 3) Detention basin to be cleared of debris twice per year.
 - 4) Vortach units to be cleaned yearly and prior to acceptance.
 - 5) Siltsacks to be cleaned when full and removed prior to acceptance.
 - 6) Haybales to be maintained during construction and removed prior to acceptance.
 - 7) Both flared end sections to be cleared of debris twice a year.
 - 8) Streets to be swept prior to acceptance.

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Francis V. Desimone
DATE: June 13, 2005

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Matthew Barnett & Medway Planning Board

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DATE: Dec 14, 2005
Matthew White
MEDWAY TOWN CLERK

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DATE APPROVED: 11-1-05

DATE ENDORSED: 12/20/05
Matthew J. Ryan
Barbara J. Thissell
Carmen F. Fogarty

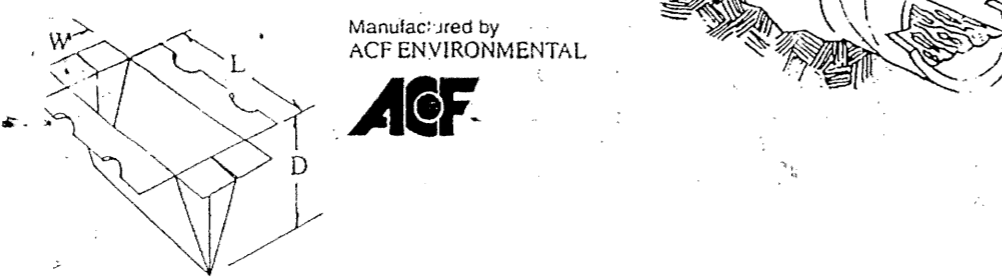
TOWN OF MEDWAY PLANNING BOARD



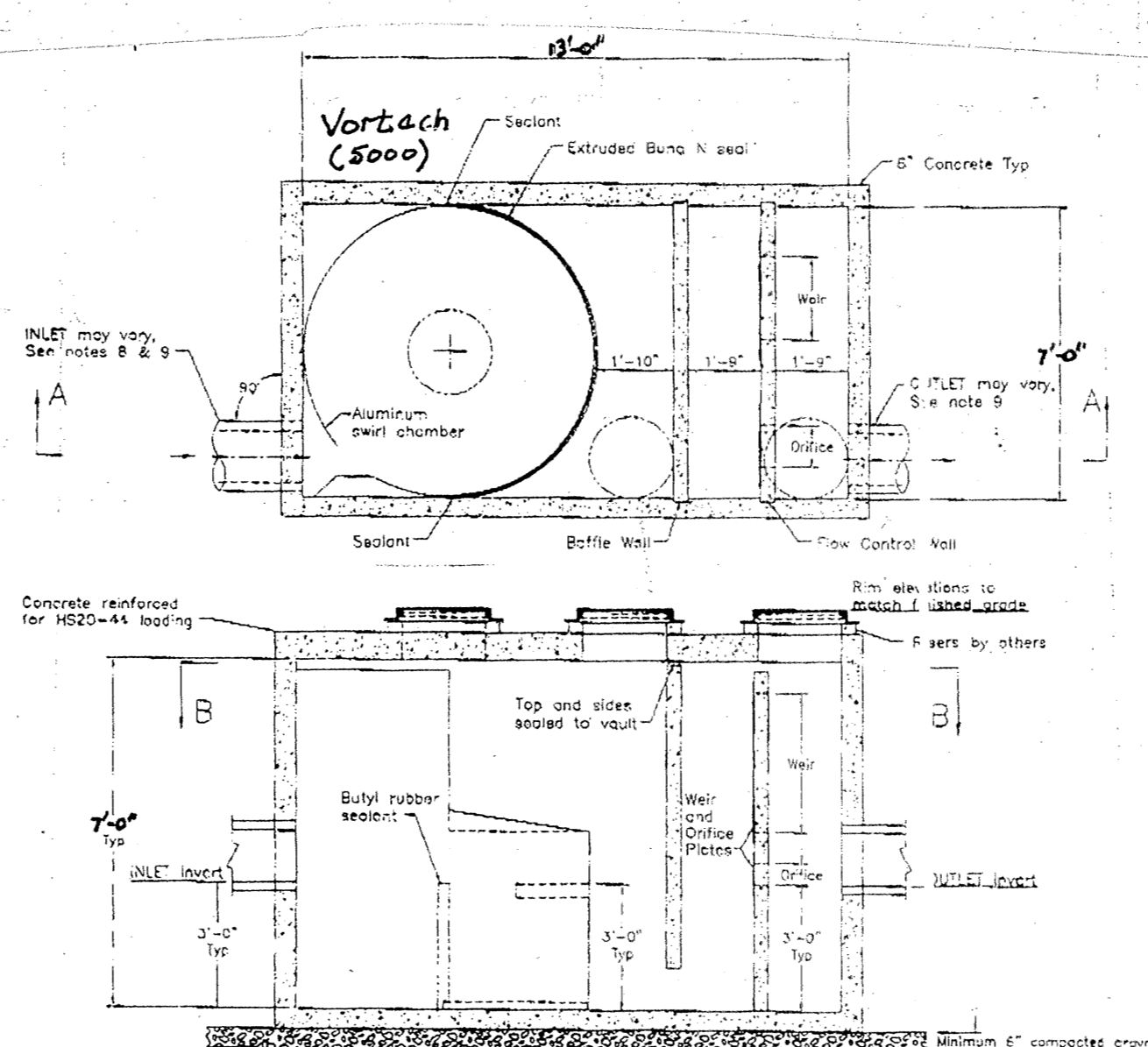
THE ANSWER TO KEEPING CATCH BASINS FREE OF SILT DURING CONSTRUCTION.

HI-FLOW 2 STYLES: REGULAR FLOW ALSO AVAILABLE WITH ABSORBANT PILLOW FOR OIL CONTROL

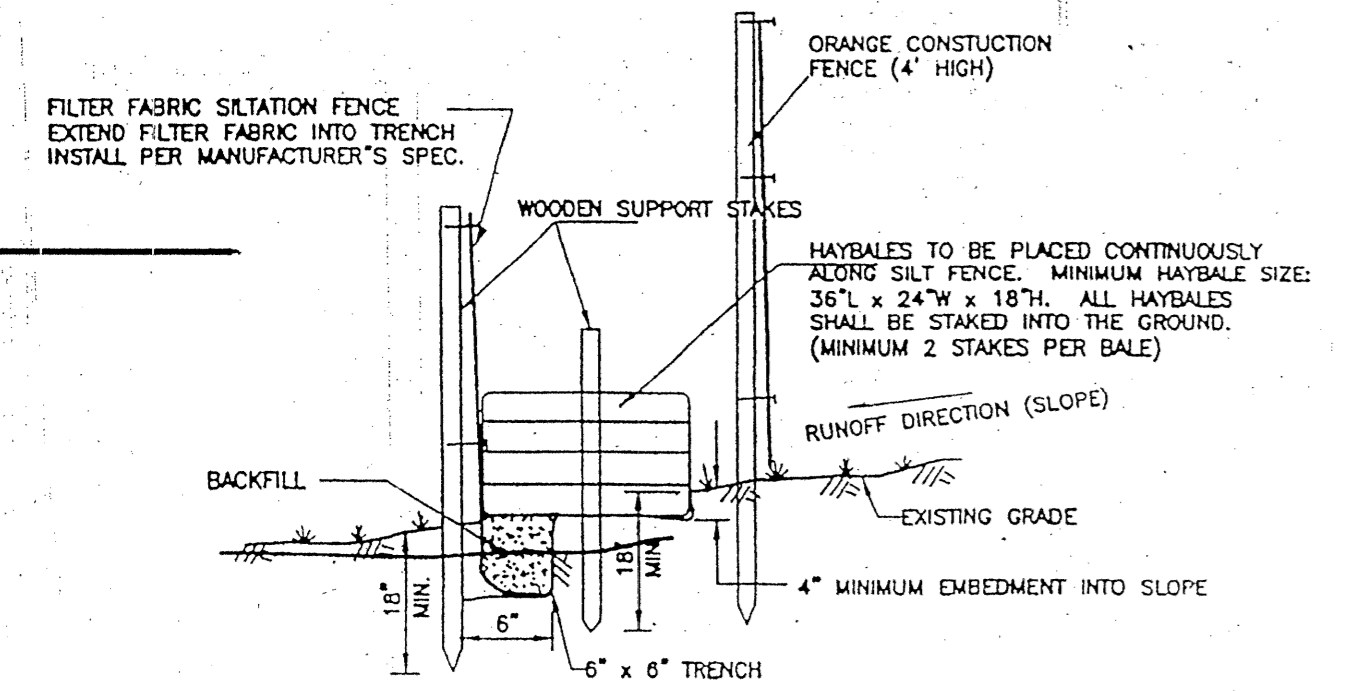
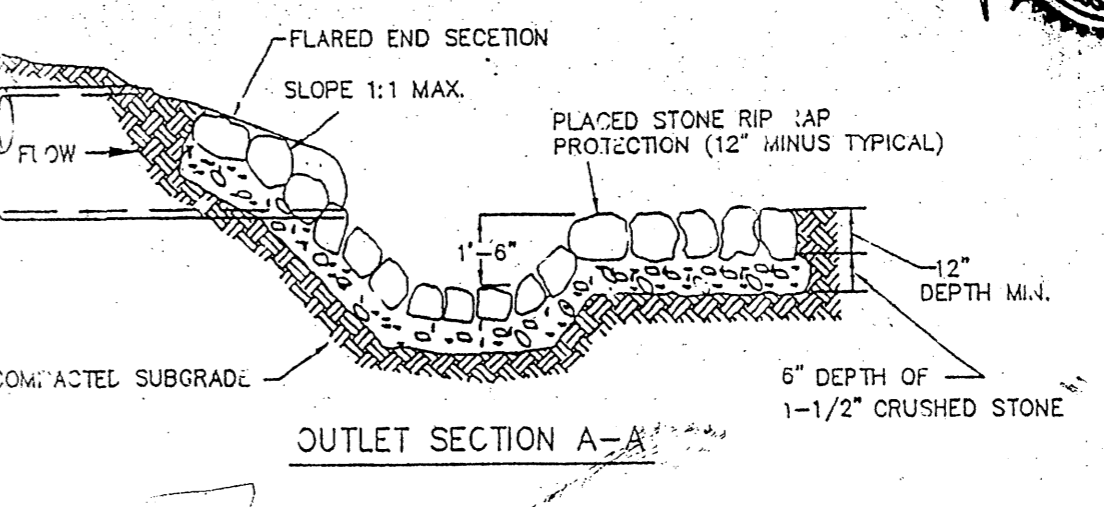
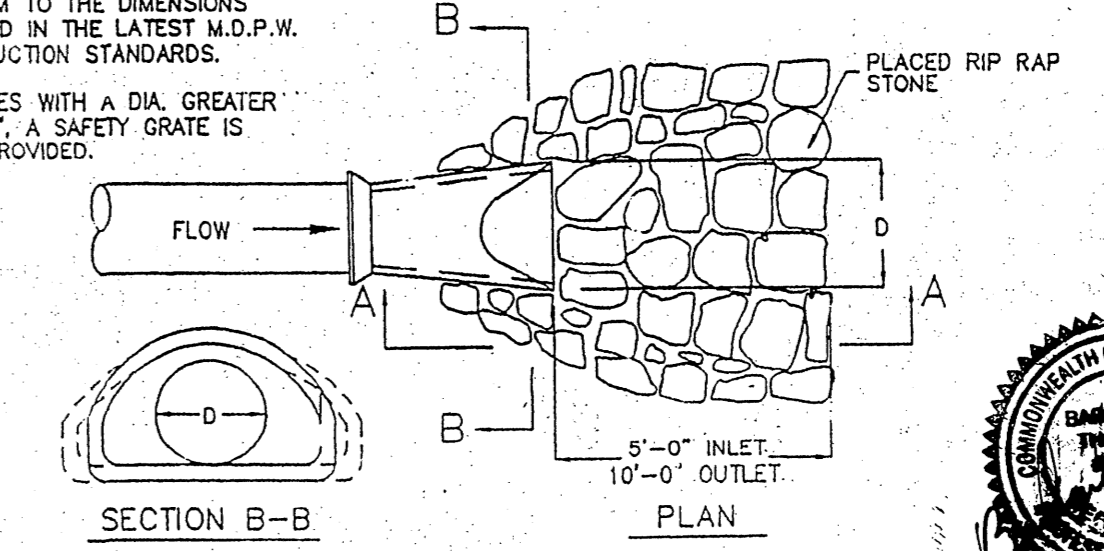
- And It's Simple.
- 1. MOVE DRAIN GRATE
 - 2. SET SILTSACK™
 - 3. PLACE GRATE TO HOLD SILTSACK IN POSITION
 - 4. SILTSACK TRAPS SILT
 - 5. MOVE FILLED SILTSACK (with front-loader or other equipment)
 - 6. BAN AND REUSE OR SCARD & REPLACE



Manufactured by ACF ENVIRONMENTAL



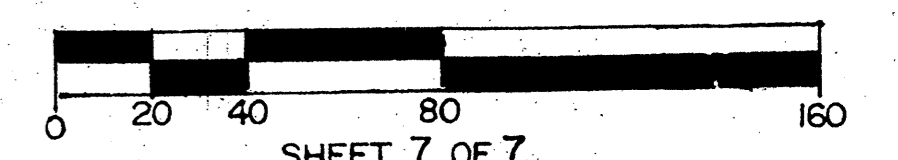
1. FLARED END SECTIONS SHALL BE REINFORCED CONCRETE UNLESS OTHERWISE NOTED.
2. ALL FLARED END SECTIONS SHALL CONFORM TO THE DIMENSIONS SPECIFIED IN THE LATEST M.D.P.W. CONSTRUCTION STANDARDS.
3. FOR PIPES WITH A DIA. GREATER THAN 12" A SAFETY GRATE IS TO BE PROVIDED.

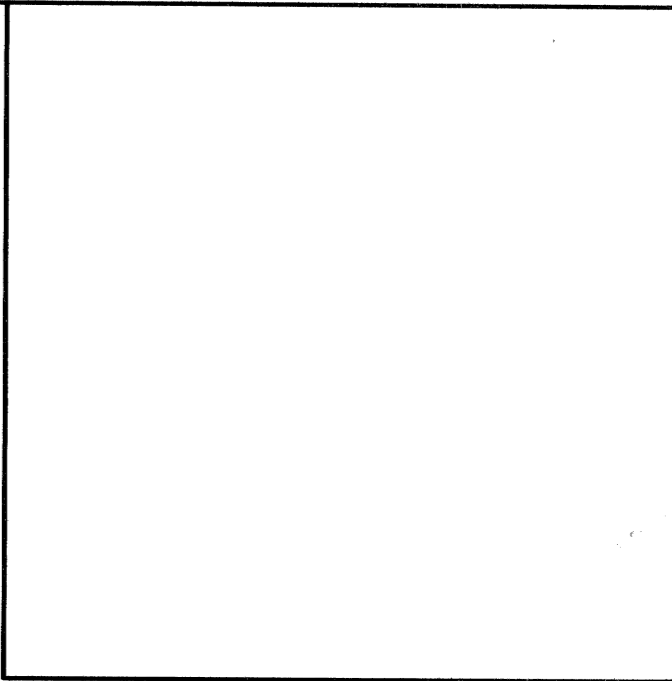
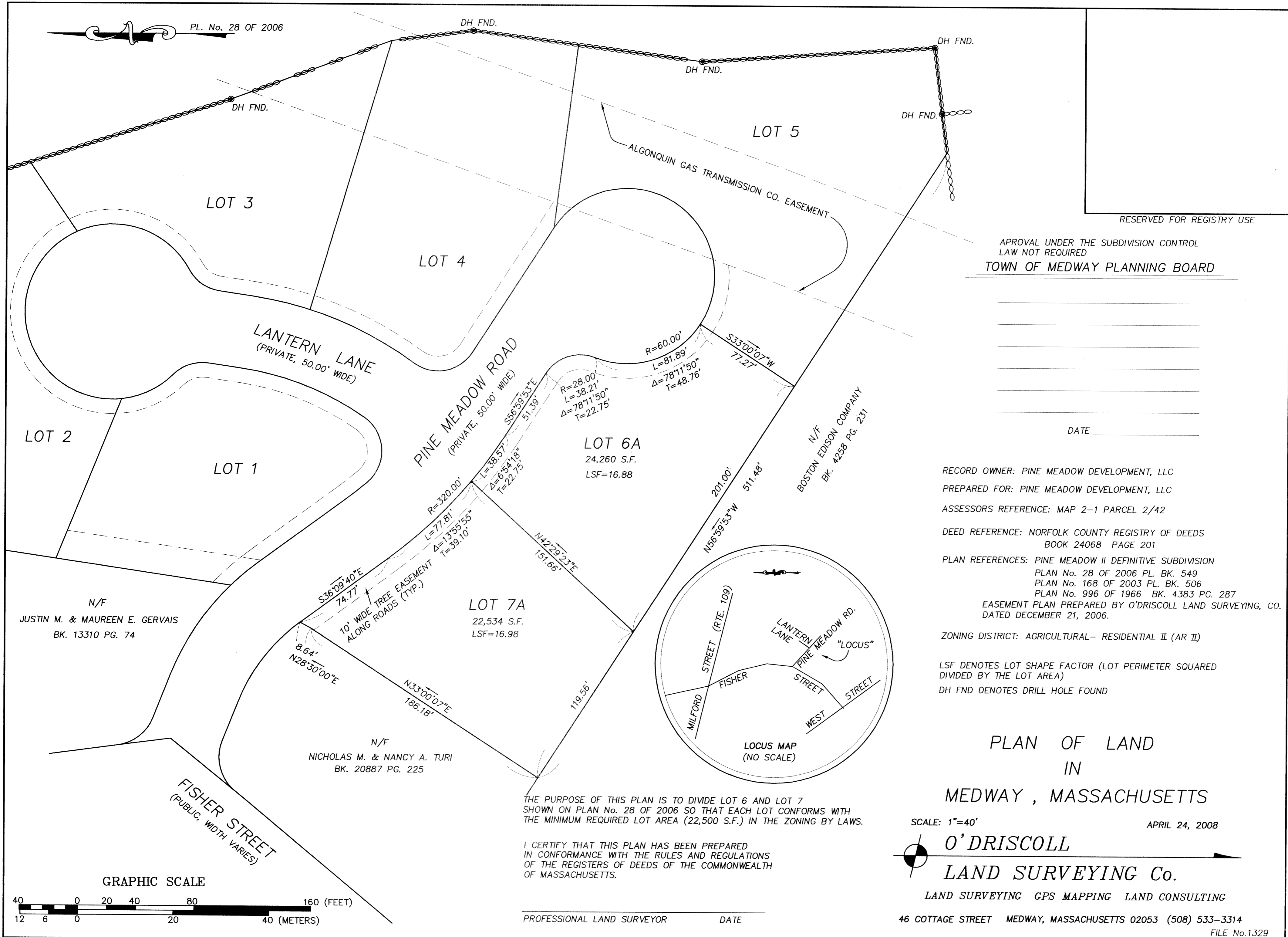


SILT FENCE DETAIL (NO SCALE)

"PINE MEADOW II" (DEFINITIVE SUBDIVISION)
PLAN OF LAND IN MEDWAY, MA.

OWNER APPLICANT: MATT BARNETT, 12 FISHER STREET, MEDWAY, MA. 02053
DATE: JUNE 13, 2005
REVISED SEPT 2, 2005
DESIMONE & ASSOCIATES, 11 AWL STREET MEDWAY, MA. BARBARA J. THISSELL P.E. INC., 352 NAHATAN ST, NORWOOD, MA. (508) 533-7683



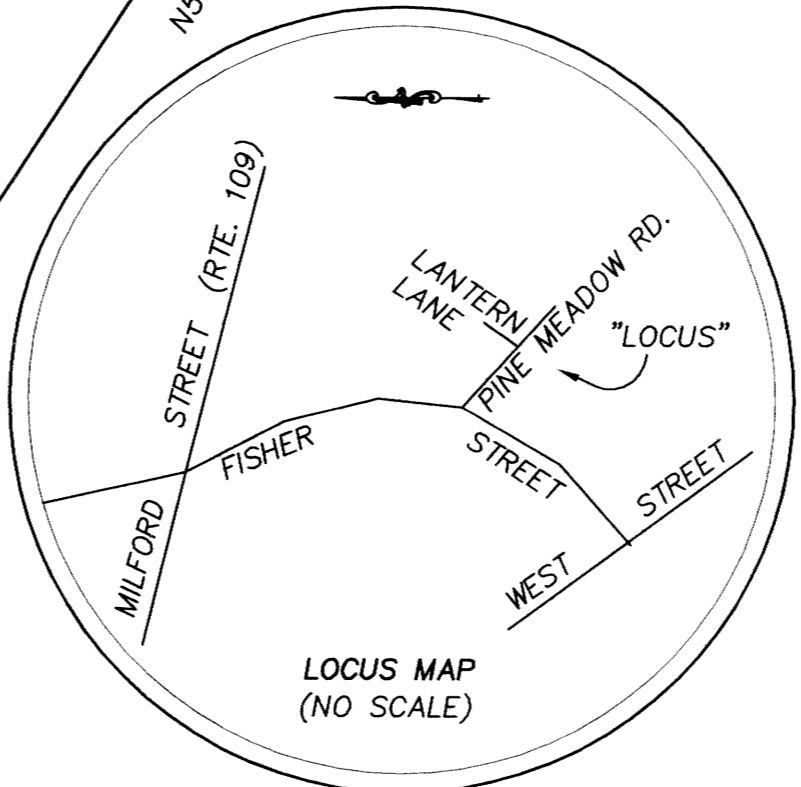


RESERVED FOR REGISTRY USE

APPROVAL UNDER THE SUBDIVISION CONTROL
LAW NOT REQUIRED
TOWN OF MEDWAY PLANNING BOARD

DATE _____

RECORD OWNER: PINE MEADOW DEVELOPMENT, LLC
 PREPARED FOR: PINE MEADOW DEVELOPMENT, LLC
 ASSESSORS REFERENCE: MAP 2-1 PARCEL 2/42
 DEED REFERENCE: NORFOLK COUNTY REGISTRY OF DEEDS
 BOOK 24068 PAGE 201
 PLAN REFERENCES: PINE MEADOW II DEFINITIVE SUBDIVISION
 PLAN No. 28 OF 2006 PL. BK. 549
 PLAN No. 168 OF 2003 PL. BK. 506
 PLAN No. 996 OF 1966 BK. 4383 PG. 287
 EASEMENT PLAN PREPARED BY O'DRISCOLL LAND SURVEYING, CO.
 DATED DECEMBER 21, 2006.
 ZONING DISTRICT: AGRICULTURAL- RESIDENTIAL II (AR II)
 LSF DENOTES LOT SHAPE FACTOR (LOT PERIMETER SQUARED
 DIVIDED BY THE LOT AREA)
 DH FND DENOTES DRILL HOLE FOUND



PLAN OF LAND
IN
MEDWAY , MASSACHUSETTS

SCALE: 1"=40'

APRIL 24, 2008

O'DRISCOLL
LAND SURVEYING Co.

LAND SURVEYING GPS MAPPING LAND CONSULTING

46 COTTAGE STREET MEDWAY, MASSACHUSETTS 02053 (508) 533-3314

FILE No.1329

THE PURPOSE OF THIS PLAN IS TO DIVIDE LOT 6 AND LOT 7
 SHOWN ON PLAN No. 28 OF 2006 SO THAT EACH LOT CONFORMS WITH
 THE MINIMUM REQUIRED LOT AREA (22,500 S.F.) IN THE ZONING BY LAWS.

I CERTIFY THAT THIS PLAN HAS BEEN PREPARED
 IN CONFORMANCE WITH THE RULES AND REGULATIONS
 OF THE REGISTERS OF DEEDS OF THE COMMONWEALTH
 OF MASSACHUSETTS.

PROFESSIONAL LAND SURVEYOR _____ DATE _____

